



8 Brockington Road, Bodenham, Herefordshire HR1 3LR

Detached 3 Bedroomed Village Bungalow

Guide Price £249,950



8 Brockington Road

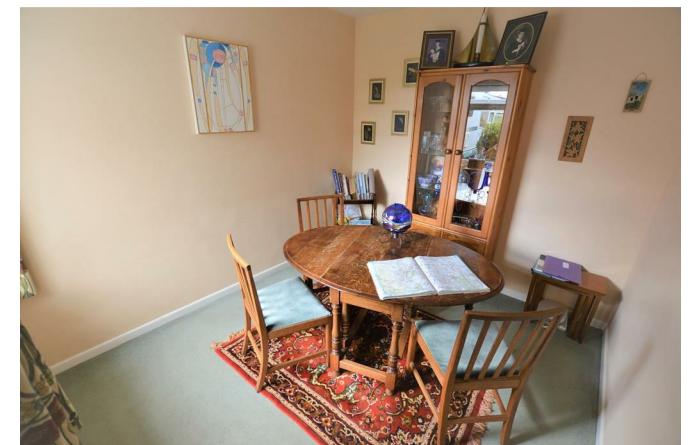
Bodenham, Herefordshire HR1 3LR

- Situated In Well-Serviced Popular North Herefordshire Village Of Bodenham
- Detached Bungalow In Mature Cul-de-sac Position
- Offering Well Presented 3 Bed Accommodation
- Gas Fired Centrally Heated & Double Glazed
- Pleasant Good Sized Landscaped Gardens
- Ample Driveway Parking & Single Attached Garage

Guide Price
£249,950
Freehold

To arrange a viewing please contact us on

t. 01568 610600
info@bill-jackson.co.uk
www.bill-jackson.co.uk



LOCATION

Brockington Road is situated in the popular North Herefordshire Village of Bodenham. The Village itself has an excellent range of amenities including the England's Gate Public House, Post Office, popular Primary School, Garage and General Stores, Church, Village Hall, Doctor's Surgery and thriving local community. The market town of Leominster is close to hand for a good range of facilities including Train Station, with the larger Cathedral City of Hereford a little further to the south for a more extensive range of amenities.

BRIEF DESCRIPTION

The property comprises a well presented, detached bungalow set in a quiet cul-de-sac of similar properties and offers gas fired centrally heated and double glazed accommodation to include in brief an entrance hallway leading through to a large sitting room with feature fireplace with fitted gas fire with a further door from the hallway leading through to the fitted kitchen which also has an external door to the side elevation. There are three bedrooms, family bathroom and separate toilet/cloakroom.

Outside, the property has a good sized driveway to the side, single attached garage and delightful landscaped front gardens. To the rear the property has wonderful gardens divided into two sections. A formal garden with maturing shrubs, flowering plants and specimen trees, and a vegetable garden with a greenhouse and raised beds. There is also an outside tap and outside lights.

The Agents strongly recommend internal inspection to appreciate the size and the setting of the property on offer.

SERVICES

Mains Electricity, Gas, Water & Drainage.
Gas fired central heating.
Telephone (Subject to B.T. Regulations).

OUTGOINGS

Council Tax Band: D.

LOCAL AUTHORITY

Herefordshire Council. Telephone 01432 260000.

DIRECTIONS

From Leominster, approaching Bodenham on the A417, turn right opposite the village hall, down past Englands Gate Pub on your right and turn immediate right after the pub and take the first left which will take you into Brockington Road and the property can be found in the first cul-de-sac on your right.

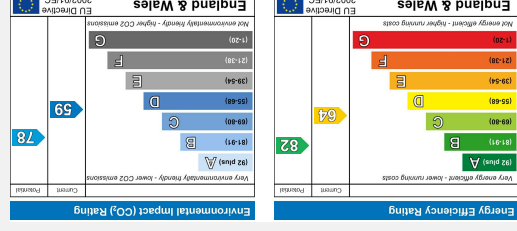
VIEWING

Strictly by prior appointment through the Agents, Jackson Property
Telephone 01568 610600

Jackson Property (Leominster)



Jackson Property may be entitled to commission from other services offered to the Client or a buyer including but not only the following services: Conveyancing, Mortgage, Financial advice, Surveys etc. An average referral fee is defined as £100+vat.



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The agent has not tested any apparatus, equipment, fixture, fittings or services and so cannot verify that they are in working order or fit for their purpose, neither has the agent checked the legal documents to verify the freehold/leasehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor.

